

JULY 1987

TAFT, STETTINIUS & HOLLISTER

1800 FIRST NATIONAL BANK CENTER

CINCINNATI, OHIO 45202

513-381-2838

CABLE: TAFTHOL TWX: 810-461-2623

TELECOPIERS:

513-381-0205

513-381-3363

513-381-4865

WASHINGTON, D. C. OFFICE
1620 EYE STREET, N. W.
WASHINGTON, D. C. 20006
202-785-1620

COLUMBUS, OHIO OFFICE
33 NORTH HIGH STREET
COLUMBUS, OHIO 43215
614-221-2838

COVINGTON, KENTUCKY OFFICE
1717 DIXIE HIGHWAY, SUITE 340
COVINGTON, KENTUCKY 41011
606-331-2838
513-381-2838

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MICHAEL F. HEIL
MARK A. FERGUSON**

OF COUNSEL: JOHN W. HUDSON
J. MACK SWIGERT
LEONARD A. WEAKLEY
ROBERT TAFT, JR.
ROBERT T. KEELER

* WASHINGTON, D.C. OFFICE
** COLUMBUS, OHIO OFFICE
*** COVINGTON, KENTUCKY OFFICE

OF COUNSEL WASHINGTON, D.C.: ROBERT TAFT, JR.
JAMES D. WILLIAMS, JR.
BURTON R. THORMAN
A. RICHARD DEFELICE

November 19, 1987

CERTIFIED MAIL

Mr. Donald S. Marshall,
Supervisor
Division of Solid & Hazardous
Waste Management
Ohio Environmental Protection Agency
7 East Fourth Street
Dayton, Ohio 45402

Dear Mr. Marshall:

This letter is to inform the Ohio Environmental Protection Agency (OEPA) of the results of an environmental audit recently performed at the Riverside Grain Terminal. The audit was conducted by others who have contracted to purchase the property from The Early & Daniel Company, Inc. (EDC) whom we represent.

The Riverside Grain Terminal, which is located at 3260 Southside Avenue, Cincinnati, Ohio, is a grain elevator with facilities for loading, unloading, and storing grain. EDC has owned the terminal since 1964.

EDC purchased a small adjoining property from several individuals (Arlis Lee Tibbs, Lelia Mae Tibbs, and Raymond E. & Barbara Tibbs) in December, 1978. A building containing a garage and offices is located on this acquired site. EDC utilized the building only for the storage of equipment and supplies.



NOV 20 1987

SOUTHWEST 127-113

Mr. Donald S. Marshall
November 19, 1987
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The environmental audit revealed that four small underground storage tanks (two used oil sumps and two fuel tanks) are located on the portion of the site purchased in December, 1978. EDC has not utilized any of the tanks since the property was acquired in 1978.

Following the discovery of the underground storage tanks, two soil borings were performed at the site and one monitoring well was installed as part of the audit (see Figure 1). Laboratory analyses of soil and groundwater samples indicate leakage from two or more of the tanks. Analysis of the groundwater sample detected only gasoline and diesel fuel components; 940 ppb total aromatic hydrocarbons, 570 ppb total aliphatic hydrocarbons, 15 ppb ethyl benzene, 42 ppb toluene, and 160 ppb total xylenes. Aromatic and aliphatic hydrocarbons were detected in some of the soil samples. No chlorinated hydrocarbons were detected in any of the samples analyzed. In response to the results of the environmental audit, EDC will be arranging for the following cleanup activities:

- ° Pumping the used oil sumps and fuel underground storage tanks and disposing of the materials properly;
- ° Removing the tanks and related underground piping;
- ° Excavation of all visibly contaminated soil; and
- ° Disposing of tanks, their contents, and contaminated soil at an authorized/permitted disposal facility.

We believe that these actions adequately address this situation. If you have any questions or wish further discussion, please contact me.

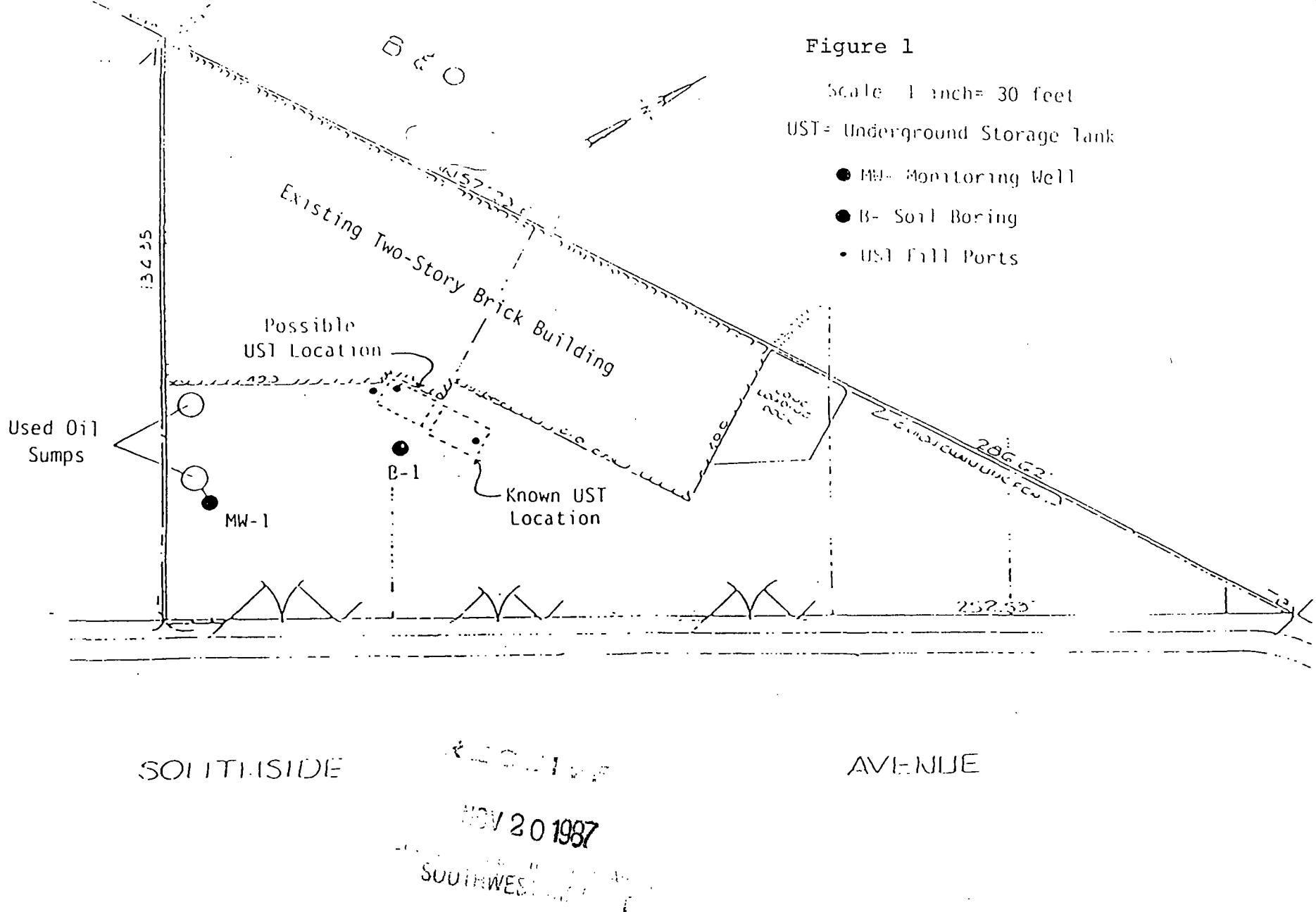
Very truly yours,



Laura A. Ringenbach

LAR:jmh

Attachments: Figure No. 1
cc: Cincinnati Fire Chief



Riverside Grain Terminal

OHD 986966497

Zone 04

3260 Southside Ave

Cincinnati, OH 45204

061 Hamilton Co. 1st Cong. Dist.

(2 blocks) Mabelia
(5 blocks) Frankfort
D-AB
D-IB

SWDO

DSI 4/20/88 State (Fund)

Mike Starkey

Mike Starkey - back Mon 7

SWPO - Dayton

513/285 - 6357

$$.875 \text{ inches} = 15 \text{ miles}$$

$$1 = 17.1 \text{ miles}$$

$$r^2 = 294 \text{ miles}$$

264.5² miles in Kenton Co.

$$\frac{137,058}{264.5} = 518 \text{ persons/mile}^2$$

$$.875 = 10 \text{ miles}$$

$$1 = 11.43 \text{ miles}$$

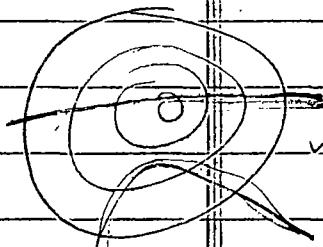
$$r^2 = 130.6 \text{ miles}^2$$

386.6² miles² in Ham Co.

$$\frac{873,224}{386.6} = 2259 \text{ persons/mile}^2$$

actual - 219.5

$$\frac{3.14 \times 1^2}{2} = 1.57 \text{ miles}^2$$



Kenton Co.

$$1 \text{ mi} : 813$$

$$2 \text{ mi} : 3253 - 2440$$

$$3 \text{ mi} : 7319 - 4066$$

$$7319$$

Hamilton Co.

$$1. 3,546 - 3,328$$

$$2. 10,650 - 9,983$$

$$3. 17,733 - 16,638$$

$$31,979 - 29,949$$

1
0
1
0
0
0
5
1

Count homes =

$$1 = 185 = 703$$

$$2 = 501 = 1,904$$

$$3 = 2800 = 10,640$$

$$13,247$$

$$3328$$

$$813$$

$$4141$$

$$260$$

$$150^6$$

$$450$$

$$270^6$$

D - 3
Water 2
F/K 2
X 1/4

LICE,

I called these people in order to obtain # a copy of an environmental audit performed on the Riverside Grain Terminal. It was quite a painful experience (they're lawyers), and they ended up asking me more questions than I asked them. Anyway, they said that they would see if there was any reason that they could not send it out + they would get back to me. I couldn't find a phone # for the EDC or Riverside Grain. I'll have to get back to you on that one. This is all we have presently.

Ali